



Memorandum

TO: Mayor and City Council

FROM: Bob Morgan, Interim City Manager

DATE: May 21, 2009

SUBJECT: IFYI

IFYI HIGHLIGHTS

- Downtown Design Overlay & Manual
- Guilford Business Index
- Urban Loop
- Legislative Agenda
- Sidewalks
- Changes in Small Business Licensing Fees
- Consolidation of Water Bills

Downtown Design Overlay and Manual

Staff completed a full draft of the Downtown Design Overlay (DDO) and associated Manual, providing a framework to allow for substantial development while protect the special character of Downtown properties per City Council's authorization in October 2004. The DDO and Manual went to the Planning Board on May 20 for public hearings and official recommendations. Hearings and recommendations are scheduled for consideration by the Zoning Commission on June 8. The tentative date for a public hearing and consideration of adoption of the Manual and Overlay district boundaries by City Council is July. The DDO and Manual were distributed to City Council on May 19, 2009.

Guilford Business Index

Dr. Donald Jud from the Center for Business and Economic Research (CBER) at UNCG compiles the Guilford Business Index on a monthly basis. Dr. Jud and CBER have agreed to help The Greensboro Partnership focus more attention on this data. The Partnership wants to make it easier to track metrics like unemployment rate, foreclosure rate, sales tax revenue for the county, and the like to provide a clearer picture of our local economy.

You may find the report @ UNCG's Center for Business and Economic Research @ <http://www.uncg.edu/bae/cber/tbi/mar09/guilford.html>.

Urban Loop

As a result of recent inquiries regarding the course of events associated with the Urban Loop and the Quail Oaks and Liberty Square residential developments, I'm providing an informational timeline. (Attachment A)

Legislative Agenda Information

Information regarding your Legislative Agenda was distributed to the Guilford Delegation on May 20, 2009. (Attachment B)

Sidewalks

As a follow-up to Council's inquiries regarding the sidewalks contracts approved by Council at the May 5 meeting, we have determined 33 miles of sidewalks are projected for construction during the next two years. For your reference, attached is a spreadsheet showing the location, length and Council District included in the seven contracts approved by Council at the meeting. Also attached is the map showing the project locations.

Listing of sidewalk miles by Council District:

- District 1 – 8.6 miles
- District 2 – 8.3 miles
- District 3 – 6.5 miles
- District 4 – 7.1 miles
- District 5 – 3.0 miles

Changes in Small Business Licensing Fees

Below is an update of efforts underway to implement the City Ordinance Revisions and Resolutions passed by Council at its May 5 meeting to benefit small businesses.

Enterprise Solutions and Privilege License staff is working together to make the technological and process changes necessary to implement the new maximum license tax as well as the publication of small business information through City facilities. Business license renewal notices are going to businesses next week with an explanation of the benefits instituted by City Council.

Attached are the notices going to small businesses explaining the benefits.

Consolidation of Water Bills for Companies with Multiple Rental Properties

Our current billing system consolidates bills for property owners with multiple locations. Staff is working with the vendor to determine why the process is not working as expected for the locations mentioned by Councilmember Perkins. There are several variables involved to collate bills. In many cases, the landlord may want the name of the account to be different, but sent to the same mailing address. In those cases it is difficult to collate with the USPS software application (both the name and mailing address need to be the same). An upgrade on the billing system (version 4) was introduced last week, staff is considering migrating to the system to take advantage of system enhancements.

Staff has not had any complaints on this issue until now; our expectation is that overall the system is functioning as it should in most cases.

For your information, staff is also evaluating the implementation of e-billing and enhanced web applications to improve our system and save on increased postage rates. Council will hear more on this as we move forward in the process.

ATTACHMENT A:**Timeline of Urban Loop, Liberty Square and Quail Oaks Development**

Liberty Square:	
2/15/96	Official Public Hearing revealing the corridor for the Western Urban Loop.
8/8/96	Corridor Protection Map issued.
7/19/05	Liberty Square development plan sent to NCDOT.
9/16/05	City of Greensboro received comments from NCDOT indicating the Liberty Square development plan was not in the limits of the corridor protection map.
12/4/06	Permit issued for footings and foundations for first phase.
1/24/07	Permit issued for footings and foundations for second phase.
5/30/07	Final Plat filed
12/13/07	Final plans showing R-O-W shifting 60' south was revealed at the final design field inspection meeting held at the NCDT Division 7 Office.
Pending	There has not been a public meeting held by NCDOT on the Final Design.

Quail Oaks	
May 1995	Official Public Hearing revealing the corridor for the Eastern Urban Loop.
Summer 1995	GDOT commented that the interchange design at US-29 was not adequate.
Summer 1996	Corridor Protection Map issued. <i>NOTE: The corridor protection gives NCDOT the right to pre-purchase property proposed for development within the defined corridor before the property is developed. The State has 3 years to purchase the property once the property owner identifies their intent to develop the property.</i>
9/17/02	Quail Oaks development plan was sent to NCDOT as a "Project Homestead" development.
9/27/02	GDOT received comments from NCDOT indicating the development plan was not in the limits of the corridor protection map.
Summer 2004	NCDOT begins discussing the need to reevaluate the interchange design with US-29 based on traffic forecasts and the future I-785 designation of US-29.
July 2005	Quail Oaks subdivision Phase I plat was recorded.
January 2006	GDOT received revised traffic forecast from NCDOT showing the need to redesign the interchange.
October 2006	Quail Oaks subdivision Phase II plat was recorded.
Early 2007	Final Quail Oaks building permits were issued
December 2008	GDOT was notified of changes to the interchange design which impacts the recently built Quail Oaks subdivision.
January 2009	Official Public Hearing was held revealing the new interchange design.

ATTACHMENT B

From: Brown-Bland, ToNola

Sent: Wednesday, May 20, 2009 12:16 PM

To: Earl Jones; Alma Adams; John Blust; Pricey Harrison; Maggie Jeffus; Laura Wiley

Cc: Wood, Terry

Subject: Greensboro's Legislative Agenda with City Council minutes

Dear Representatives of the Guilford County Delegation,

A member of the Greensboro City Council has requested that the City's Legislative Agenda be sent to you again along with Council's minutes that relate to the Legislative Agenda. The minutes will indicate the vote of Council on each item. The agenda and the minutes are attached. The full agenda was addressed at the February 17, 2009 meeting. Portions of the agenda were discussed during the January 21 meeting of Council.

I am also providing links to the full set of minutes and to audio and video of discussion of the Legislative Agenda items.

We trust you will find this information helpful and please feel free to contact us if we can be of further assistance.

A. Terry Wood
ToNola Brown-Bland
City Attorney's Office
City of Greensboro

(336) 373-2320

City of Greensboro Sidewalk Contracts (5/5/09)

	Contract	Title	ProjDesc	Length	CD
EL5101A	2007-002	Caldwell Street - West Side Only	Lucerne Street to Mary Black Street	430	1
	2007-002	Cotswold Avenue	Battleground Ave to Cotswold Terrace - South Side Only	2,970	3
	2007-002	Friendly Ave., West	Green Valley Rd to 110' west of Avondale Rd. South Side Only. Replace non-compliant ADA Ramps.	1,800	4
	2007-002	Friendly Avenue, West	Green Valley Dr to Elam Avenue - South Side Only	1,000	4
	2007-002	Glover Street - North Side	Randolph Street to E. Florida Street	764	1
	2007-002	Guilford College Road	Swing Rd to Wendy Ct - East Side Only	5,640	5
	2007-002	Holden Road, South	Vanstory Street to 300' South of High Point Road (East side only)	800	5
	2007-002	Plymouth Street - West Side	Lucerne St to E. Florida St.	528	1
	2007-002	Randleman Rd - West Side Only	Farragut St. to 280' north of Creekridge Rd. (West Side Only)	1,640	1
	2007-002	Ward Street - East Side	Lucerne Street to Glover Street	556	1
			3.05 miles	16,128	
EL5101B	2008-002	Bluford Park Trail	Bluford Park at Eastwood Drive to Barber Park Baseball Complex	1,140	1
	2008-002	Bluford Park Trail	Existing Bluford Park Trail to Bothwell St, south and Bothwell St, North to new picnic shelter at Peeler Elementary School	600	1
	2008-002	Cone Boulevard, West	Battleground Avenue to approx 630' East of Lawndale Drive	3,050	3
	2008-002	Elm-Eugene Street, South	East Terrell St. to East Meadowview Road - East Side Only	2,700	1
	2008-002	High Point Road	Groometown Rd. to approx. 650" east of Marchester Way (east side only) - limits changed per memo	3,140	5
	2008-002	Holden Road, South	Farmington Drive to Vanstory Street (east side)	1,100	5
	2008-002	Randleman Rd. - West Side Only	Long Street to Rocky Knoll Rd. West Side Only	2,110	1
	2008-002	Southeast Walking Trail - Phase II	Continuation of trail along Freeman Mill Rd to South Street	1,910	1
	2008-002	Southeast Walking Trail - Phase III	South Street to South Elm-Eugene along Randleman Rd. - Multi-Use Asphalt Trail	3,700	1
	2008-002	Spring Garden Street	Holden Rd. to Lindell Rd. (both sides - where none exists))	4,900	4
	2008-002	Vandalia Road	Elm-Eugene St. to Randleman Rd. (south side only)	3,200	1
	2008-002	Vandalia Road	Randleman Rd to the existing C&G east of Lakefield Drive	1,400	1
				5.48 miles	28,950
EL5101C	2008-003	Bessemer Ave, East	Headquarters Dr. to Holt Ave. South Side Only	4,700	2
	2008-003	Bessemer Avenue	Delancy St to Huffine Mill Rd	1,645	2
	2008-003	Bessemer Avenue, East	U.S. 29 to Franklin Blvd. North Side Only	7,600	2
	2008-003	Briarcliff Rd	Wendover Ave. West to Nottingham Rd. West side only	3,600	3
	2008-003	Cornwallis Drive - Phase I	Lawndale Drive to Kirkpatrick Place - Both Sides Where none now exist. Replace 63 non-compliant ADA wheel chair ramps.	3,700	3
	2008-003	Cornwallis Drive - Phase II	Kirkpatrick Place to North Church Street - Both Sides Where none now exist. Replace 63 non-compliant ADA wheel chair ramps.	7,900	3
	2008-003	Market Street, West	Village Lane to North-Walnut Cir. - North Side Only	3,100	4
	2008-003	Spry St	Yanceyville St to Amos Drive - Both Sides	4,000	2

City of Greensboro Sidewalk Contracts (5/5/09)

	2008-003	Spry St	Summit Ave to Amos Drive - South Side Only	1,250	2
			7.1 miles	37,495	
EL5101DA	2008-004	Elam Avenue	West side of Elam between Cornwallis Drive & Pembroke Road	1,350	3
	2008-004	Friendly Avenue	Holden Rd to Hobbs Rd. South Side Only	1,000	4
	2008-004	Holden Road, South	W. Vandalia Rd. to Farmington Drive (east side)	4,875	5
	2008-004	Lawndale Dr. - Eastern Ramps at Cone Blvd	Cone Blvd to Existing sidewalk on east side of eastern ramps at Lawndale Drive and existing sidewalk on South side of Cone Blvd. Includes portion at overpass.	1,000	3
	2008-004	Lawndale Drive	Pisgah Church Rd and Old Sears bldg. Driveway - West Side Only Replace non-compliant ADA wheel chair ramps.	4,700	3
	2008-004	Pembroke Rd North	Benjamin Parkway south to existing sidewalk at 3224 Pembroke Road North Side Only	1,545	3
	2008-004	Pembroke Rd South	Fairway Drive to Onslow Drive - South Side Only	1,075	3
	2008-004	Pembroke Road	North side of Pembroke Rd. between Benjamin Pkwy. & Elam Avenue.	900	3
			3.11 miles	16,445	
EL5101DB	2008-049	Ardmore Drive	Florida Street north to existing sidewalk approximately 950' - West Side Only	950	1
	2008-049	Cone Blvd., West	Battleground Ave to Lawndale Drive - South Side Only - Replace non-compliant ADA wheel chair ramps	2,300	3
	2008-049	Florida Street, East	Ashe Street to East Lee Street - Both Sides - Replace non-compliant ADA wheel chair ramps.	15,600	1
	2008-049	Pinedale Drive	Benjamin Parkway to Battleground Avenue North Side Only	700	3
	2008-049	Randleman Rd. - East Side	Creekridge Rd to Shoffner Rd - East Side Only	8,400	1
			5.29 miles	27,950	
EL5101DD	2008-054	Wendover Ave. East	Tucker St. to Penry Rd. - Both Sides - Replace any non-compliant ADA wheel chair ramps	21,800	2
	2008-054	Wendover Avenue, East	Arnold St. to Rollins St. (south side)	3,285	2
			4.75 miles	25,085	
EL5101DC	2009-011	Market St. West	Walnut Circle to approx. 400' West of Walker Ave. Both sides where none now exist. Replace any non compliant ADA wheel chair ramps.	12,000	4
	2009-011	Market St. West	Starmount Drive to Ridgeway Drive - North Side Only Replace any non-compliant ADA wheel chair ramps	3,000	4
	2009-011	Market St., West - Walker Ave Intersection Improvements	Design and construct right turn lane on eastbound W. Market St.	475	4
	2009-011	Market Street, West	Approximately 50' West of Meadwood Dr. to South-Walnut Circle	8,575	4
	2009-011	Walker Avenue	Market St West to Holden Rd - Both sides	2,100	4
			5.03 miles	26,150	

Process for Consideration and Approval of Sidewalk Contracts

The sidewalks referenced in this document were developed and approved as follows:

1. Greensboro Department of Transportation (GDOT) identified sidewalk needs based on criteria defined in the Bi-Ped Plan such as:
 - a. Pedestrian Safety (roadway type, traffic volumes, and speeds); Higher volume higher speed roadways receive higher consideration.
 - b. Pedestrian Demand (presence of a worn path along the roadway shoulder, proximity to destinations such as public transportation, shopping, residential, schools, parks, etc.)
 - c. Pedestrian Connectivity (filling in short gaps between existing sidewalk sections, extending existing sidewalks to important destinations)
 - d. The Bi-Ped Plan identifies the need for 362 miles of new sidewalks in Greensboro.
2. The list of sidewalk needs was developed through several public meetings held during the development of the Bi-Ped Plan and was further refined through a series of ten Transportation Needs public meetings held during the Spring of 2008.

Input from City Council was also provided in the Spring of 2008 to further refine the Transportation Needs list including sidewalk needs.
3. The MPO approved the use of Federal Funding for these sidewalks in December 2008.
4. City Council approved that the City enter into a series of municipal agreements with NCDOT to use the Federal funding for these sidewalk projects and to provide the local matching funds.